



**Town of Arlington, Massachusetts**  
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## **Building Committee Minutes 05-04-2004**

**APPROVED**

**TOWN OF ARLINGTON  
 MINUTES  
 REGULAR MEETING  
 PERMANENT TOWN BUILDING COMMITTEE  
 TUESDAY, MAY 4, 2004**

**PRESENT:** John Cole, Chair Suzanne Owayda  
 William Shea, Vice Chair Charles Stretton  
 Thomas Caccavaro Brian Sullivan  
 Robert Juusola  
**ABSENT:** Kathleen Donovan John Sanchez  
**PARTICIPANTS:** Stefan Chaires, DRA  
 Robert Addelson, APS  
**CALL TO ORDER:** 7:30 p.m.

### **DALLIN SCHOOL UPDATE – S. CHAIRES**

- The architect is prepared to receive general contractor bids on Thursday, May 6<sup>th</sup>. The bid opening was postponed one week because sub-bid protests were being received in various categories. Mr. Chaires has been working with the Purchasing Agent to evaluate each sub-bid protest. He felt that all three protests did not have much merit.
- The roofing low bidder (Cape Way Roofing) was contacted by Mr. Chaires who asked the contractor to review their low numbers.
- General Contract bids will be received at 2:00 p.m. on Thursday, May 7<sup>th</sup> at the Town Hall. Mr. Chaires hoped for at least 10 bidders.

### **PEIRCE UPDATE – S. CHAIRES**

- A letter was sent to the Building Inspector last week regarding proposals to resolve the issue of the walkway along Park Ave. Ext. (copies were distributed to the committee). The Commission on Disability has stated that the walkway is in violation of 521 CMR. There has been no response as yet from the Building Inspector.
- Castagna Construction was willing to issue a credit (\$1,500) for the sealants, but they will not concede on the issue of the puddle in the playground area (because the puddle disappears within a reasonable amount of time). It was thought that there was a change order for the installation of the irrigation sleeves under the walkway and that Castagna should expose them. Mr. Chaires will check to see if there was either a change order or an agreement with regard to the irrigation sleeves.

### **BRACKETT UPDATE**

- To date, testing of the system has not been done. Testing will be done on a day when the temperature is 80°.
- Mr. Cole noted that the noise issue is the last issue to be resolved before receiving a permanent building occupancy from the Building Inspector. Mr. Chaires spoke to Pao Chi who is working with Owen Beenhouwer to resolve the noise issue by May 19<sup>th</sup>.

### **NEXT MEETING**

- Because the next regularly scheduled PTBC meeting is for May 18<sup>th</sup> (and the Special Town Meeting is scheduled for May 19<sup>th</sup>), the committee will also meet on May 11<sup>th</sup> at 6:30 p.m. in the Superintendent of Schools office.

### **DISCUSSION**

- Mr. Chaires distributed the Dallin structural peer review to the committee for discussion. Mr. Shea questioned the original estimate for technical equipment (\$450,000). He said that it was high in comparison to other school projects.
- As soon as there is a positive vote from Town Meeting, the committee will develop a job description for Project Manager.

#### **EXECUTIVE SESSION**

On a **MOTION** made and seconded, it was VOTED to **move into Executive Session for the purpose of discussing the Hardy School noise remediation issue and possible legal issues that may be related to that matter. The committee will then come out of Executive Session to reconvene in Regular Session.**

ROLL CALL VOTE: Unanimous

#### **FINAL DISCUSSION**

- There was a review of the committee's draft of the report to Town Meeting. There are fewer statistics to report this year as compared to other years.
- The Chairman will include what was added to the report at this evening's meeting and circulate it to the committee prior to the next meeting.
- The PTBC will meet on May 11<sup>th</sup> in Ms. Donovan's office.

#### **INVOICES**

On a **MOTION** by Mr. Shea and seconded by Mr. Juusola, it was VOTED to **approve the following DRA invoices for the Dallin School project:**

1. **March 1 through March 31, 2004 – invoice no. 15 (previously held by the PTBC) in the amount of \$19,038.93 – reimbursable costs for the production of bidding documents**
2. **April 1 through April 30, 2004 – invoice no. 16 in the amount of \$19,250.00 which is 50% of the bidding and negotiation phase of the project**

ROLL CALL VOTE: Unanimous

#### **ADJOURNMENT**

The meeting was adjourned at 9:00 p.m.

Respectfully submitted,

Marie Carroll